Armed Forces Reserve Center

Bristol, Pennsylvania

Industry Forum Presentation

January 25, 2008

US Army Corps of Engineers
Louisville District

Forum Overview

Welcome / Introductions

Army Reserve (AR) Nationwide Construction

Bristol Pa Armed Forces Reserve Center (AFRC)

Request for Proposal (RFP) Technical Features

Contracting Issues

Procurement Technical Assistance Center

Small Business Perspectives

Informal Discussions – All Participants

The Army Reserve Support Team (RST)

MCAR / MMCAR / BRAC

Full Facility Restoration (FFR)

Real Property Exchange (RPX)

Overall AR Criteria Management

Furniture Procurement

AR Facility Reduction Program

Building Information Modeling (BIM)

Nationwide Construction Management

Military Construction Army Reserve

Nation-wide Design Program - 1995

MOA Established Design and Construction - December 2004

- Design Agent/Project Management
- Real Estate Program Management
- Construction Agent

Typical Reserve Center Complex

Components

Armed Forced Reserve Center (AFRC)

Arms Vault / Recruiting / Admin Offices /Training /

Classroom / Assembly Area Functions

Vehicle Maintenance Building (VMF)

Heated Storage Building – supply

Unheated Storage Building (UHS)

Parking

Both Privately Owned Vehicles (POV) and Military Equipment Parking (MEP)

FY08 PROGRAM

PROJECT	PA
Ft. Hunter-Liggett, CA, Combat Live Fire Range	$ 2,534,000
Ft. Hunter-Liggett, CA. Range Control Facility	$ 4,501,000
Garden Grove, CA, AR Center/OMS/Unh Strg	$25,440,000
Ft. Dix, NJ, Combined Maintenance Facility	**$17,000,000**
Butte, MT, AR Center/OMS/Unh Strg	$ 7,629,000
Ft. Drum, NY, AR Center/OMS/Unh Strg	**$15,923,000**
Ft. Worth, TX, AR Center/OMS/Unh Strg	$15,076,000
Ellsworth, WI, ARC/OMS/Unh Strg	$ 9,100,000
Ft. McCoy, WI. Regional Medical Training Facility	$ 8,523,000

FY08 PROGRAM
(CONTINUED)

PROJECT	PA
BRAC 08	
Moffett Field, CA RRSC/AFRC	$89,000,000
Ayer, MA, AFRC	**$81,000,000**
Totten, NY. AFRC	**$21,000,000**
Arkadelphia, AR. AFRC	$12,200,000
Lake County, IL. AFRC	$25,000,000
Hamilton, NY. AFRC	**$64,000,000**
Niagara Falls, NY. AFRC	**$27,000,000**
Columbus, OH. AFRC	$29,000,000 A
Bell, CA. AFRC Ph 2	$22,100,000 A
McAlester, OK. AFRC	$16,000,000
Sill, OK AFRC	$39,000,000
Vance AFB, OK. AFRC	$20,000,000
Bristol-Woodhaven, PA. AFRC	**$25,000,000**

FY08 PROGRAM
(CONTINUED)

PROJECT	PA
BRAC 08	
Vancouver, WA AFRC	$28,000,000
Scranton, PA. AFRC	**$32,000,000**
East Houston, TX. AFRC	$36,000,000
Rutland, VT. AFRC	**$23,000,000**
Yakama, WA. AFRC	$20,000,000

Example Reserve Projects

USARC; Fort Dodge, Iowa

Example Reserve Projects

USARC; Mesa, Arizona

Example Reserve Projects

USARC; Camp Bullis, Texas

Example Reserve Projects

USARC; Pittsburgh, Pennsylvania

Overview of the Bristol AFRC Project

FY09 Construction Award - Part of BRAC05 Law

Army Reserve Led Joint Use Facility in Partnership with the U.S. Marine Corp Reserves (USMCR)

Construction Strategy of Design-Build

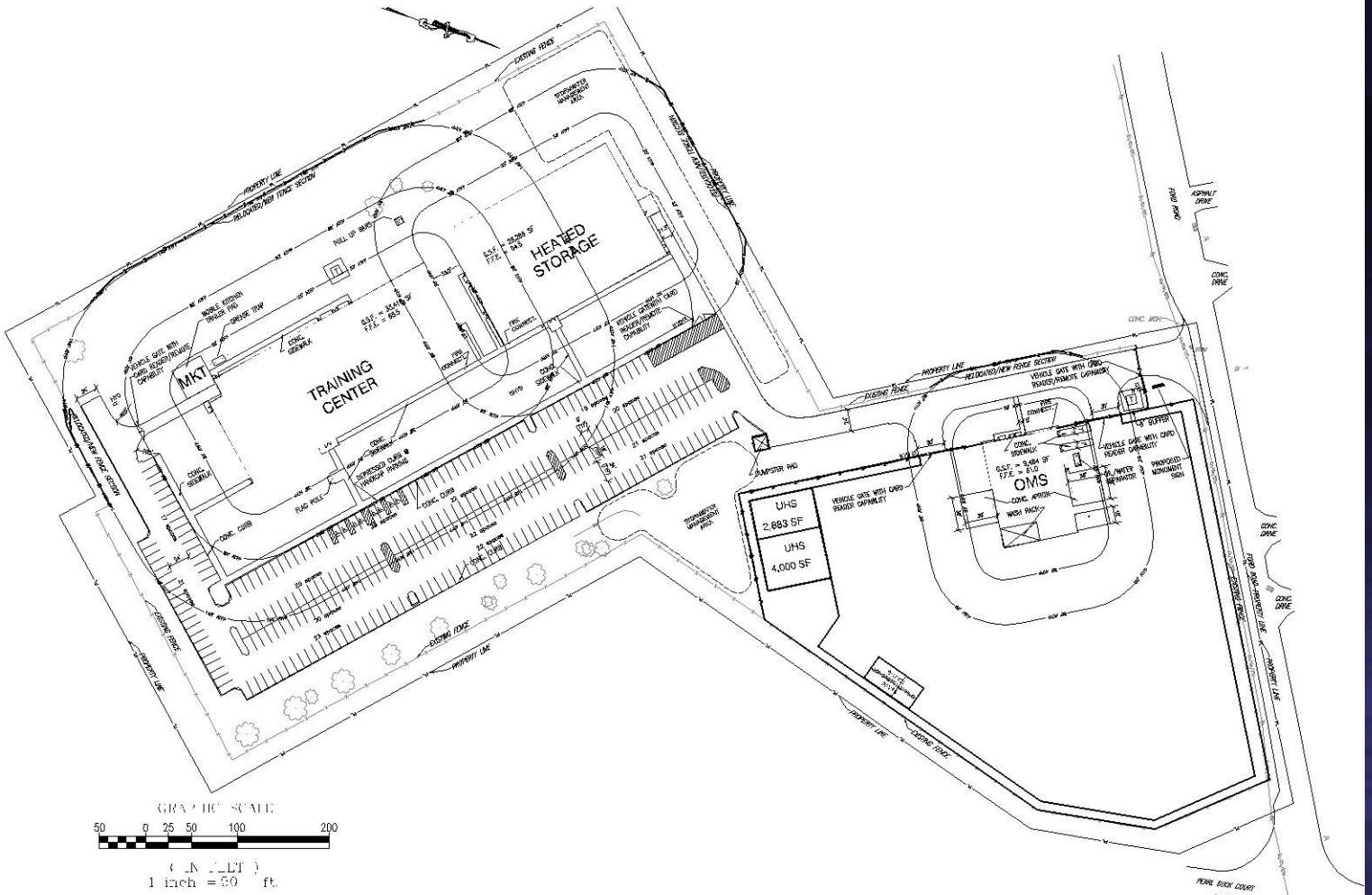
Project Support - from the Baltimore District of the US Army Corp of Engineers

Multiple Stakeholders

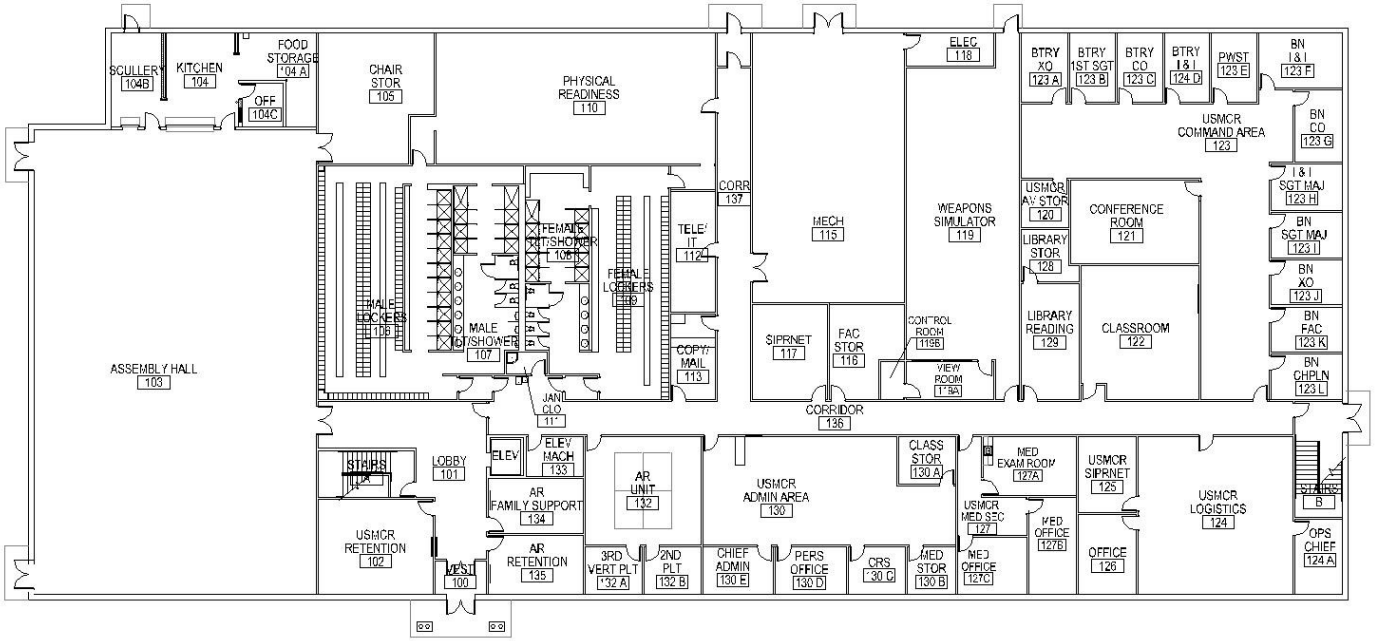
Bristol AFRC Facilities

Complex Components

- Armed Forced Reserve Center (Training Center) 56,627 g.s.f
- Vehicle Maintenance Building 8,583 g.s.f.
- Heated Storage 28,286 g.s.f.
- Unheated Storage Building-AR 2,886 g.s.f.
- Unheated Storage Building – USMCR 4,000 g.s.f.
- TOTAL BUILDINGS 100,382 g.s.f
- Parking
  - Privately Owned Vehicles (POV)
  - Military Equipment Parking (MEP)

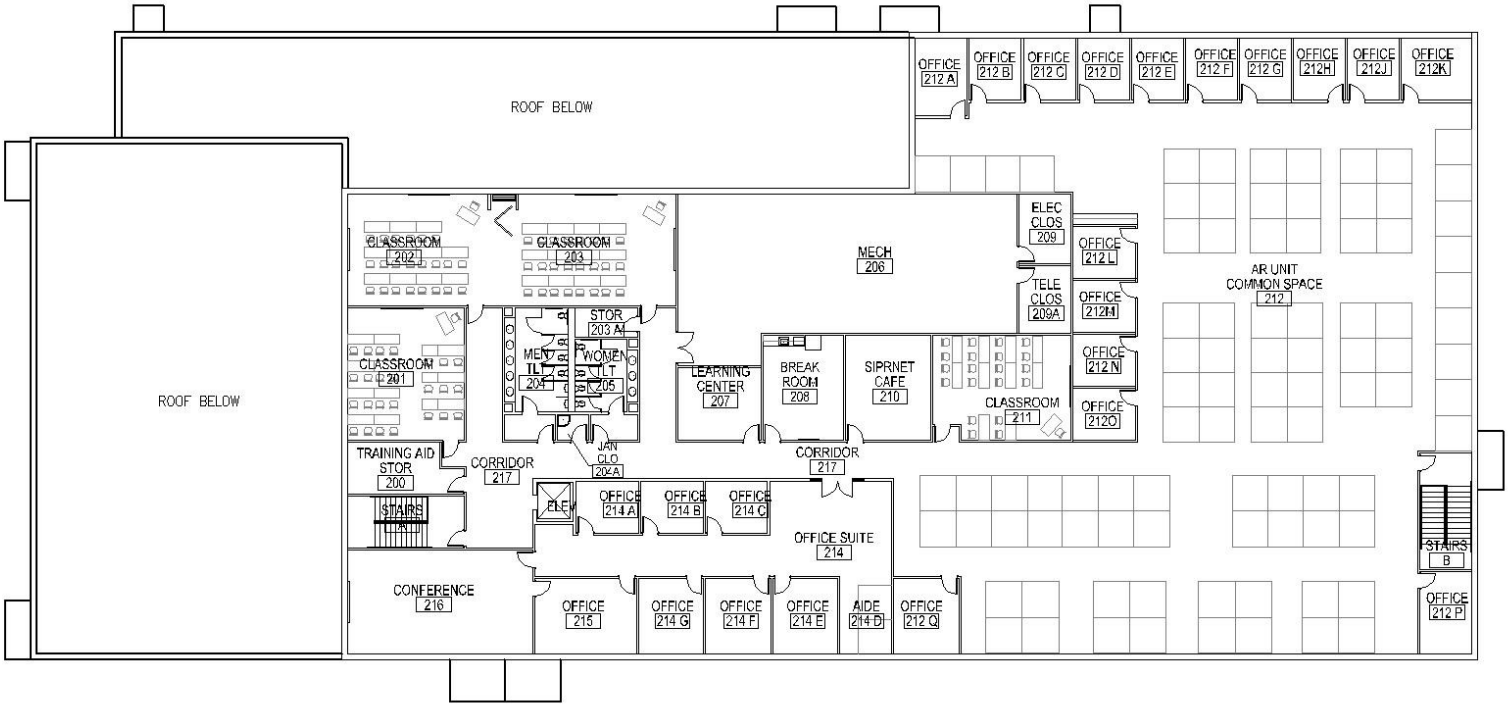


AFRC - Site Plan



AFRC First Floor Plan

US Army Corps of Engineers
Louisville District



AFRC Second Floor Plan

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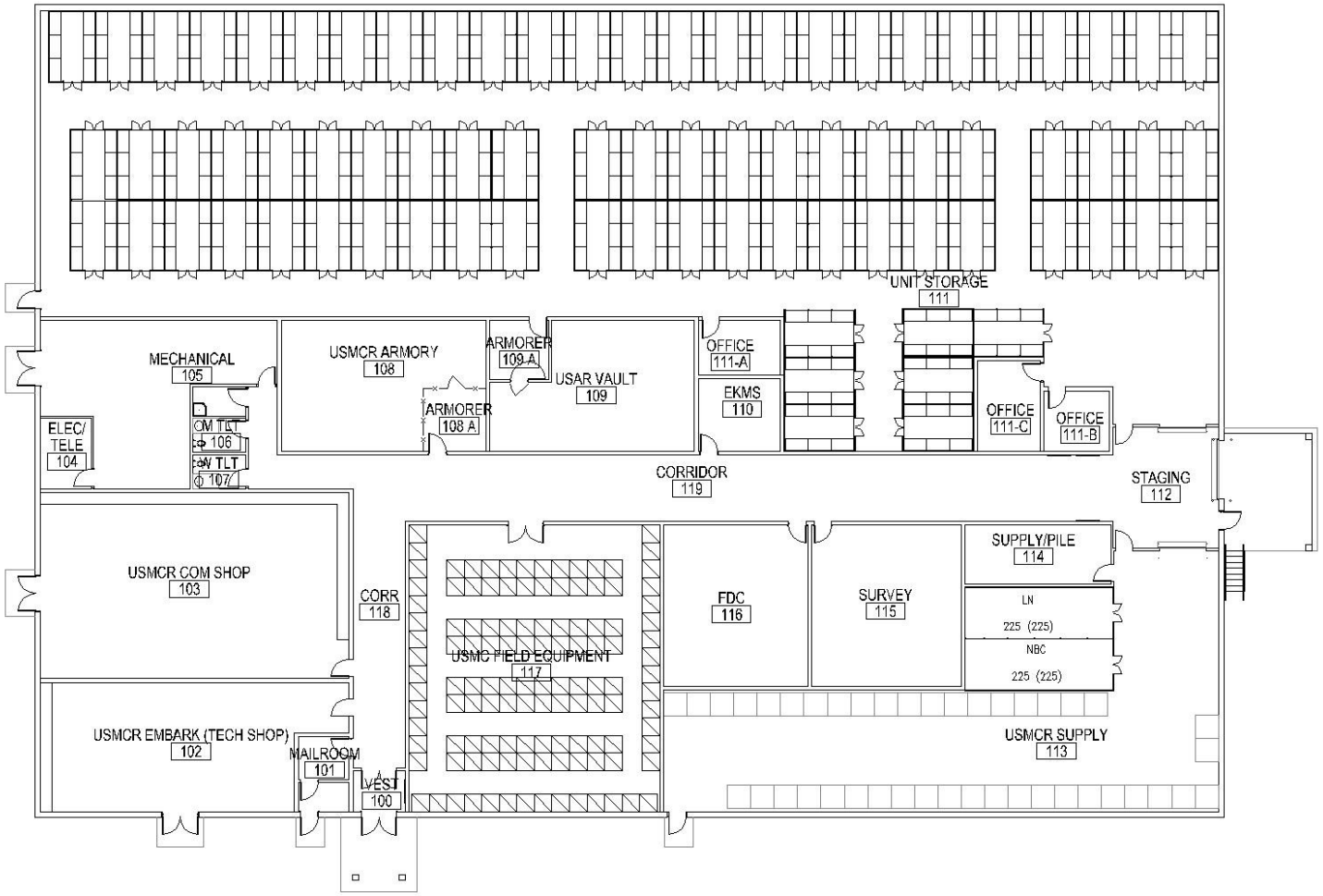
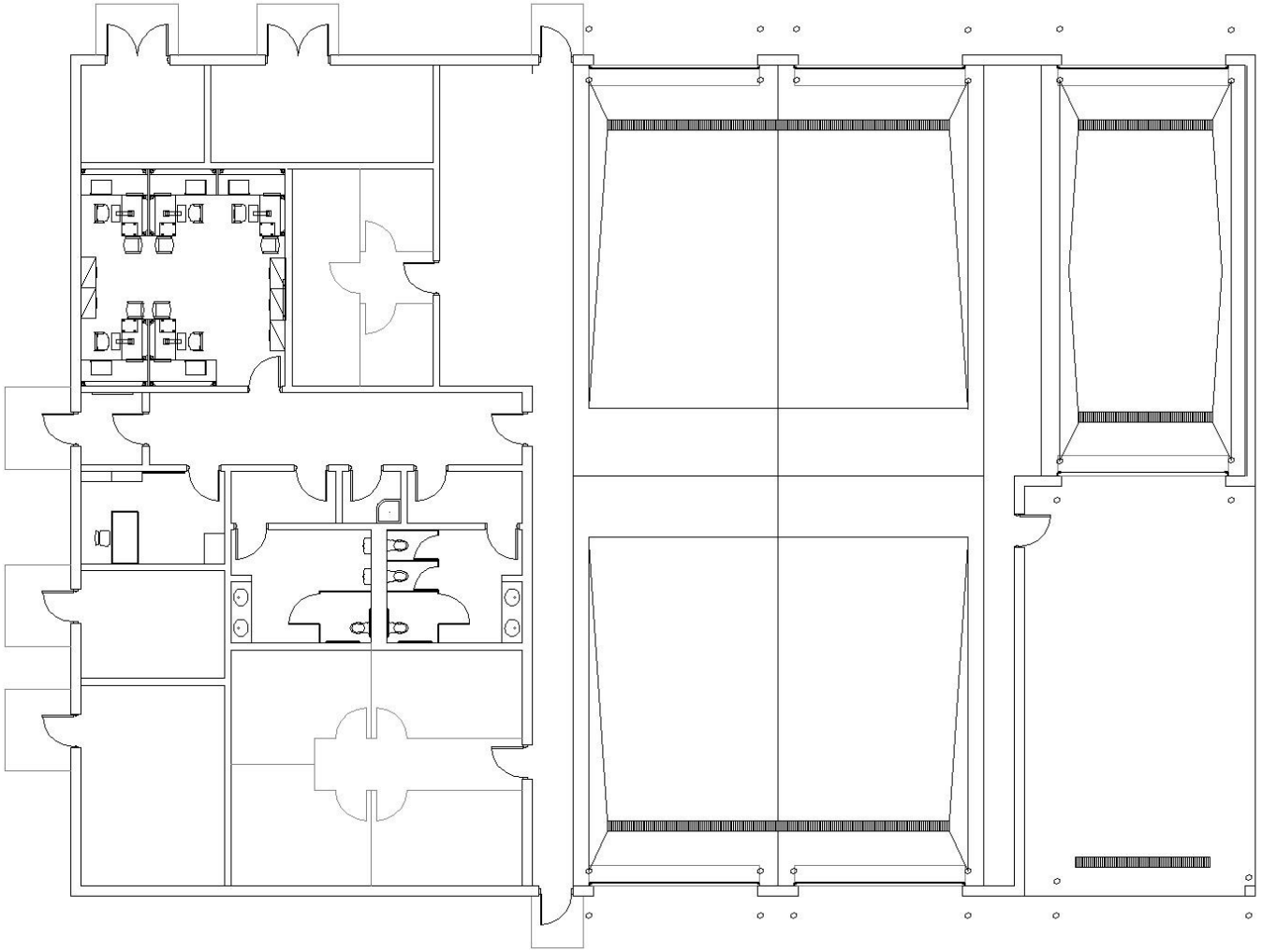


Heated Storage Building



Vehicle Maintenance Building Floor Plan

Applicable Codes and Criteria

International Building Code (IBC 2006)

Unified Facilities Criteria (UFC)

UFC 4-171-05	Design Guide for U.S. Army Reserve Facilities
UFC 1-200-1	Design General Building Requirements
UFC 3-600-1	Design Fire Protection Engineering for Facilities
UFC 4-010-01	DoD Min. Antiterrorism Standards for Buildings
UFC 4-010-02	DoD Min. Antiterrorism Standoff Distances for Buildings

UFC provides planning, design, construction, sustainment, restoration, and modernization criteria, and applies to the Military Departments, and Defense Agencies

ADA-AG - Americans with Disabilities Act – Accessibility Guidelines

ETL 1110-3-491 - Sustainable Design for Military Facilities

NFPA 101 - Life Safety Code

And Others . . . .

The Design-Build Template

The Shift Towards Commercial Standards

Proven Successes

Cost Savings

Program-wide Standardization

Rank Order of Customer Preferences “Most to Least Desirable”

Contracting

Tom Dickert – Contract Specialist, Procurement Point of Contact – Phone (502) 315-6177

ALL Questions Regarding the Formal Solicitation MUST be in Writing to Tom

Email: tom.e.dickert@usace.army.mil

Contracting (cont.)

Solicitation W912QR-08-R-00XX

- Full & Open / Unrestricted - Single Phase Procurement
- Synopsis (Advertisement) posted to www.fbo.gov
- Technical Data (RFP Package) – FedTeDs website
- One Firm Fixed-Price Contract – Design & Construction
- “Best-Value” / Trade-off Selection Process
- Section 00114 - Procedures for Submittal of Offers and Proposal Evaluation Criteria

Volume I – Design-Technical and Performance Capability

Contracting (cont.)

- **Subcontracting Opportunities:**

- Small Business Subcontracting Plan

  Goals:

  70% to Small Business
  6.2% to Small Disadvantaged Business
  7.0% to Woman-Owned Small Business
  9.8% to HuBZone Small Business
  3.0% to Veteran-Owned Small Business
  0.9% to Service-Disabled Veteran-Owned Small Business

Contracting (cont.)

Approximate Schedule:

- Issue - April 2008
- Proposals Due (Closed) - May 2008
- Award Contract – June 2008
- Contract Duration (Design & Construction) – 680 days (2 years)

All OFFICIAL information Regarding this Solicitation will be posted to FEDBIZOPS

http://www.fbo.gov/

Future Associated Work in the Bristol Area

Prior to Construction Award:

- Site Survey
- Geotechnical Explorations

Post Construction Award:

- General Contractor / Subcontractor Involvement

Procurement Technical Assistance

Clyde Stoltzfus, Director SE PA PTAP

The Wharton School, University of Pennsylvania

3733 Spruce Street

Philadelphia, PA 19194

Telephone: (215) 746-6472

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Informal Discussions